

LOCATION MAP

LEGEND

- IRON PINS SET AT ALL PROPERTY CORNERS
 --- EXISTING CONTOURS
 14' E,G,T,CA ESMT ELECTRIC, GAS, TELEPHONE AND CABLE TV EASEMENT

SUBDIVISION PLAT ESTABLISHING

UMBELL OAKS UTILITY EASEMENT

0.768 ACRES OF LAND BEING OUT OF N.C.B. 15825, CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, AND BEING OUT OF THE ANSELMO PRU SURVEY NO. 20, AND THE R.C. HAWKINS SURVEY NO. 337, ALSO BEING OUT OF THE 304.560 ACRE TRACT DESCRIBED BY DEED RECORDED IN Vol. 2359, Pg. 497 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS.

STATE OF TEXAS

COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

UMBELL, INC.

OWNER

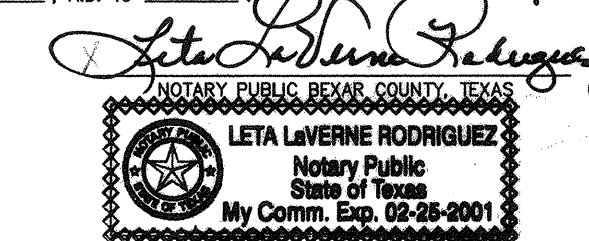
Alan Sachs
 DULY AUTHORIZED AGENT

STATE OF TEXAS

COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED

☒ **ALAN SACHS**, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 5th DAY OFJune, A.D. 1998

STATE OF TEXAS

COUNTY OF BEXAR

HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

VICKREY & ASSOCIATES, INC.
 BY: HAL B. LANE, R.P.L.S.

Hal B. Lane
 REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS 19th DAY OFSeptember, A.D. 1997

Leta Laverne Rodriguez
 NOTARY PUBLIC BEXAR COUNTY, TEXAS
 LETA LAVERNE RODRIGUEZ
 Notary Public
 State of Texas
 Comm. exp. 02-25-2001

STATE OF TEXAS

COUNTY OF BEXAR

GERRY RICKHOFF, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE 29th DAY OF June, 1998, AT 1:39 P.M. AND DULY RECORDED THE 30th DAY OF June, 1998, AT 4:30 P.M. IN THE RECORDS OF Books & PLATS OF SAID COUNTY, IN BOOK VOLUME 9540 ON PAGE 176 IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 30th DAY OF June, 1998.



COUNTY CLERK, BEXAR COUNTY, TEXAS

Gerry Rickhoff
 DEPUTY

F.M. 1604
 (300' MINIMUM R.O.W.)

X=2,099,476
 Y=13,762,886

Δ = 00°24'34"
 R = 1962.80'
 T = 7.01'
 L = 14.03'
 C = 14.02'
 CB = S10°37'08"E

SCALE 1"=100'

VICKREY & ASSOCIATES, INC.
 CONSULTING ENGINEERS

7334 Blanco Road Suite 109 San Antonio, Texas 78216
 Telephone: (210)349-3271

- 1 - FOR RESIDENTIAL DEVELOPMENT DIRECTLY ADJACENT TO STATE RIGHT-OF-WAY THE DEVELOPER SHALL BE RESPONSIBLE FOR ADEQUATE SETBACK AND/OR SOUND ABATEMENT MEASURES FOR FUTURE NOISE MITIGATION.
- 2 - OWNER/DEVELOPER IS RESPONSIBLE FOR PREVENTING ANY ADVERSE IMPACT TO THE EXISTING DRAINAGE SYSTEM WITHIN THE HIGHWAY RIGHT-OF-WAY.
- 3 - MAXIMUM ACCESS POINTS TO STATE HIGHWAY FROM THIS PROPERTY WILL BE REGULATED AS DIRECTED BY "REGULATIONS FOR ACCESS DRIVEWAYS TO STATE HIGHWAYS". THIS PROPERTY IS ELIGIBLE FOR A MAXIMUM COMBINED TOTAL OF SIX ACCESS POINTS ON LOOP 1604, BASED ON AN OVERALL PLATTED HIGHWAY FRONTAGE OF 1368.17' AND FOUR ACCESS POINTS ON I.H. 10, BASED ON OVERALL PLATTED HIGHWAY FRONTAGE OF 896.90'.
- 4 - ANY SIDEWALKS TO BE CONSTRUCTED WITHIN STATE RIGHT-OF-WAY ALONG FREEWAY FRONTAGE ROADS WILL BE LOCATED DIRECTLY ADJACENT TO THE RIGHT-OF-WAY.

THE CITY COUNCIL AT ITS MEETING OF THE 9th DAY OF NOVEMBER A.D., 1995
 ABANDONED A PORTION OF PECAN SPRINGS ROAD R.O.W. ORDINANCE NO. 83176.

THE CITY OF SAN ANTONIO AS A PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHAND EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THERETO, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREAS.

ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.

THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

WASTEWATER EDU NOTE: THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDU'S) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT.

STATE OF TEXAS

COUNTY OF BEXAR

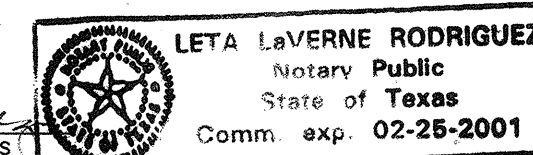
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, AND TO THE BEST OF MY KNOWLEDGE THAT THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

VICKREY & ASSOCIATES, INC.
 BY: JOHN ELORRIAGA, P.E.

John Elorriaga
 REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF September, A.D. 1997

Leta Laverne Rodriguez
 NOTARY PUBLIC BEXAR COUNTY, TEXAS



THIS PLAT OF **UMBELL OAKS UTILITY EASEMENT** HAS BEEN
 SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 24 DAY OF June, A.D. 1998

BY: *Merita K. Gielma*
 CHAIRMAN

BY: *Edith Rodriguez*
 SECRETARY

SHEET 1 OF 1

JOB No.0547-040-055

VRP # 02-06-121

m:\sdspro\j0547-040\Oplat02.dwg

7-8-97

RECORDS MEMORANDUM
 The time of recording this instrument was to be determined by the recording office.
 (1) If the instrument is a carbon or photo copy, discolored paper, or otherwise defective, the recording office shall determine the time of recording.
 (2) If the instrument is a good photographic reproduction, the recording office shall determine the time of recording.

Filed for Record in:
 BEXAR COUNTY, TEXAS
 CLERK
 On Jun 29 1998
 At 1:39pm
 Receipt #: 139451
 Recording: 25.00
 Doc/Hgmt: 6.00
 Doc/Num: 98-0110613
 Deputy-Catherine Revilla

BOOK: 9553
PAGE: 1
FILED: 1/18/00
RECORDED: 10:54:11 AM
COUNTY CLERK
BEXAR COUNTY
RECORDS MANAGER
COURTHOUSE SECU

THE CITY OF SAN ANTONIO AS A PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHANG EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREON. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREAS.

ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.

THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW:

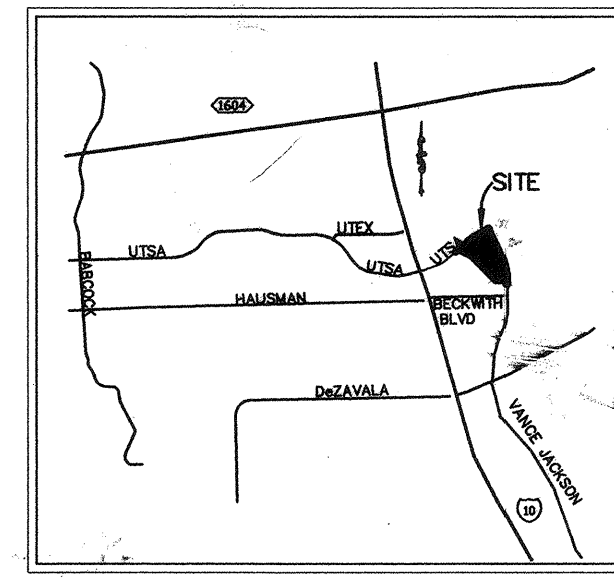
CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY REAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.

ROOF OVERHANGS ARE ALLOWED WITHIN FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC AND GAS FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

WASTEWATER EDU NOTE: THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDU's) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT.

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD DIRECTION
C1	1274.22'	2993.00'	24°23'34"	646.92'	1264.63'	S12°43'24"E
C2a	3.13'	3043.00'	0°02'32"	56'	3.13'	S66°22'47"W
C2	1238.38'	2907.00'	24°24'29"	628.73'	1229.04'	N12°42'57"W
C3	201.87'	657.00'	17°36'17"	101.74'	201.07'	N56°16'41"E
C4	39.27'	25.00'	90°00'00"	25.00'	35.36'	S69°55'11"E
C5	228.29'	743.00'	17°36'17"	115.05'	227.40'	N56°16'41"E
C6	39.27'	25.00'	90°00'00"	25.00'	35.36'	N20°04'49"E
C7	38.72'	25.00'	88°43'48"	24.45'	34.96'	S69°17'05"E
C8	39.85'	25.00'	91°19'44"	25.59'	35.76'	S20°44'41"W
C9	204.40'	2870.00'	04°04'50"	102.24'	204.35'	N03°29'16"W
C10	31.50'	104.50'	17°16'21"	15.87'	31.38'	S73°42'59"W
C11	40.85'	135.50'	17°16'21"	20.58'	40.69'	N73°42'59"E
C12	175.51'	118.00'	85°13'04"	108.54'	159.77'	S72°18'36"E
C13	38.60'	118.00'	18°44'31"	19.47'	38.43'	N55°42'34"E
C14	26.17'	80.00'	18°44'31"	13.20'	26.05'	N55°42'34"E
C15	237.51'	773.00'	17°36'17"	119.70'	236.58'	N56°16'41"E
C16	745.74'	2870.00'	14°53'16"	374.98'	743.65'	N17°15'06"W
C17	245.85'	2870.00'	04°54'29"	123.00'	245.78'	N07°58'55"W
C18	471.24'	150.00'	180°00'00"	—	300.00'	S41°48'41"W

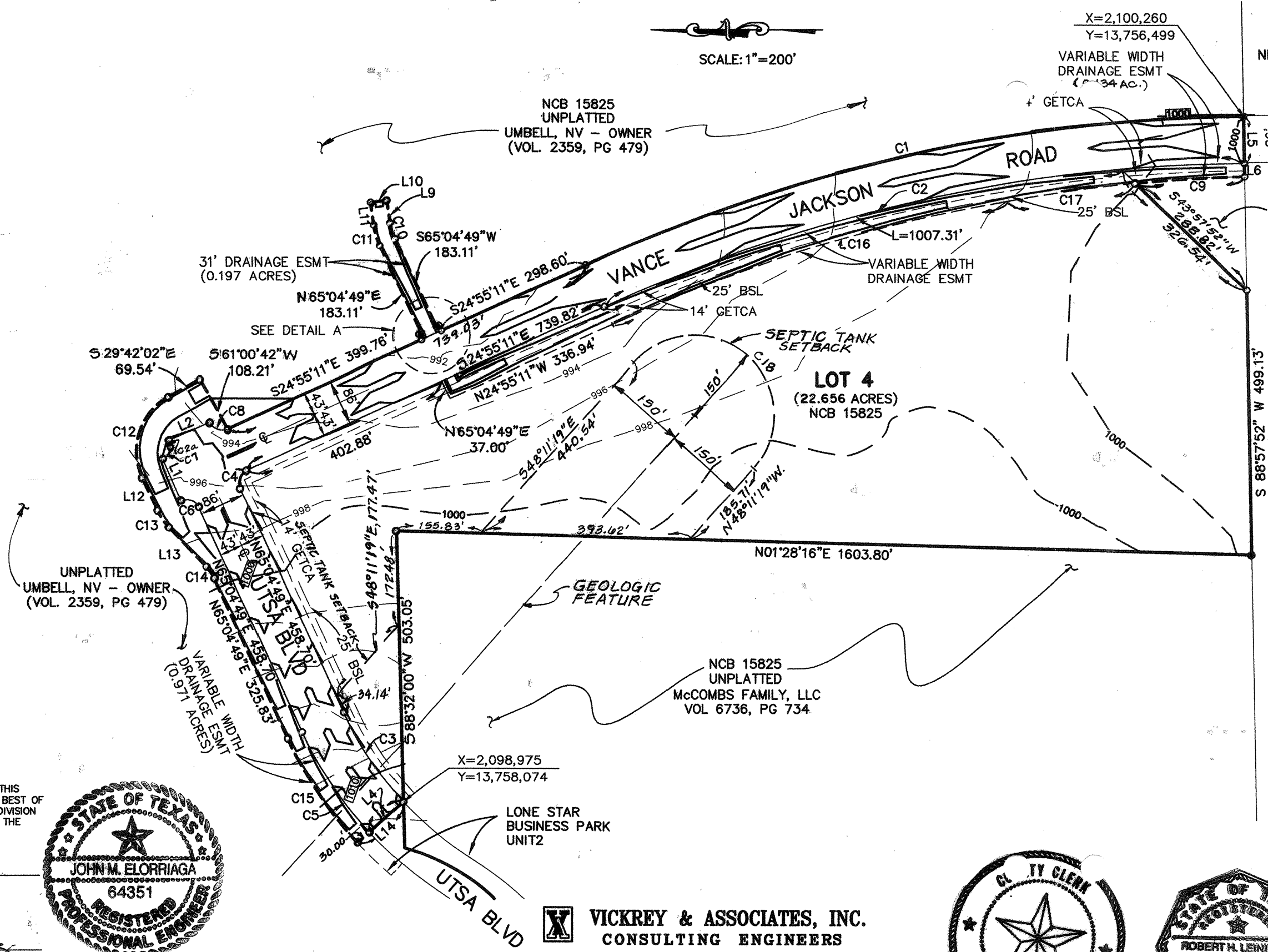
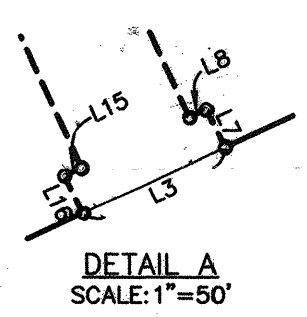
PLAT NO. 940764



LOCATION MAP NTS

- LEGEND
- IRON PIN SET
 - IRON PIN FOUND
 - EXISTING CONTOURS
 - - - PROPOSED CONTOURS
 - G,E,T,CA GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT
 - ESMT EASEMENT
 - BSL BUILDING SETBACK LINE
 - EXIST. EXISTING

LINE TABLE		
LINE	LENGTH	BEARING
1	86.00	N65°34'56"E
2	86.00	N23°35'27"W
3	40.67	N24°55'11"W
4	86.00	N42°31'28"W
5	86.00	S88°57'52"W
6	25.00	S89°06'20"W
7	11.00	S65°04'49"W
8	4.83	S24°55'11"E
9	42.90	S82°21'10"W
10	31.00	S07°38'50"E
11	42.90	N82°21'10"E
12	67.98	N65°04'49"E
13	102.25	N46°20'18"E
14	116.00	N42°31'28"W
15	4.83	S24°55'11"E
16	11.00	N65°04'49"E



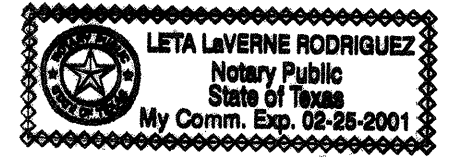
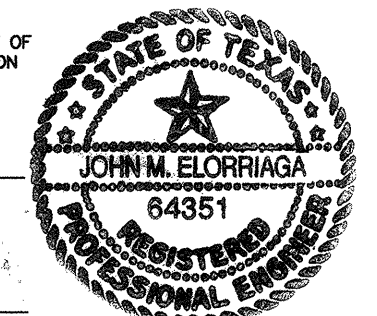
STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, AND TO THE BEST OF MY KNOWLEDGE THAT THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

VICKREY & ASSOCIATES, INC.
BY: JOHN ELORRIAGA, P.E.
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS 3rd DAY OF December, 1999

John M. Elorriaga
NOTARY PUBLIC BEXAR COUNTY, TEXAS



VICKREY & ASSOCIATES, INC.
CONSULTING ENGINEERS
7334 Blanco Road Suite 109 San Antonio, Texas 78216
Telephone: (210)349-3271

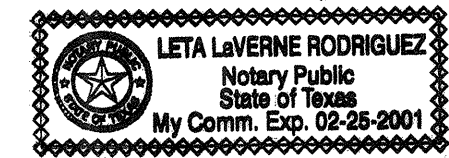
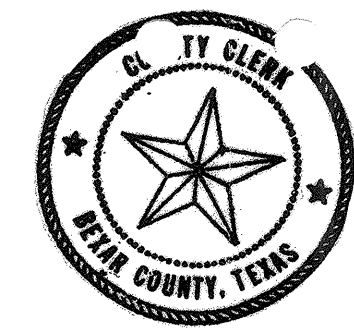
SUBDIVISION PLAT ESTABLISHING
UMBELL OAKS SUBDIVISION UNIT 1

29.611 ACRES OF LAND BEING OUT OF N.C.B 15825, CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, AND BEING OUT OF THE ANSELMO PRU SURVEY NO. 20, AND THE R.C. HAWKINS SURVEY NO. 337, ALSO BEING OUT OF THE 304.560 ACRE TRACT DESCRIBED BY DEED RECORDED IN VOL 2359, PG. 497 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS.

THIS PLAT OF UMBELL OAKS UNIT 1 HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 10th DAY OF February, A.D. 1999

BY: Leta Laverne Rodriguez, Notary Public
BY: [Signature], Secretary



STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

VICKREY & ASSOCIATES, INC.
BY: ROBERT H. LEININGER, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS 3rd DAY OF December, A.D. 1999

Leta Laverne Rodriguez
NOTARY PUBLIC BEXAR COUNTY, TEXAS

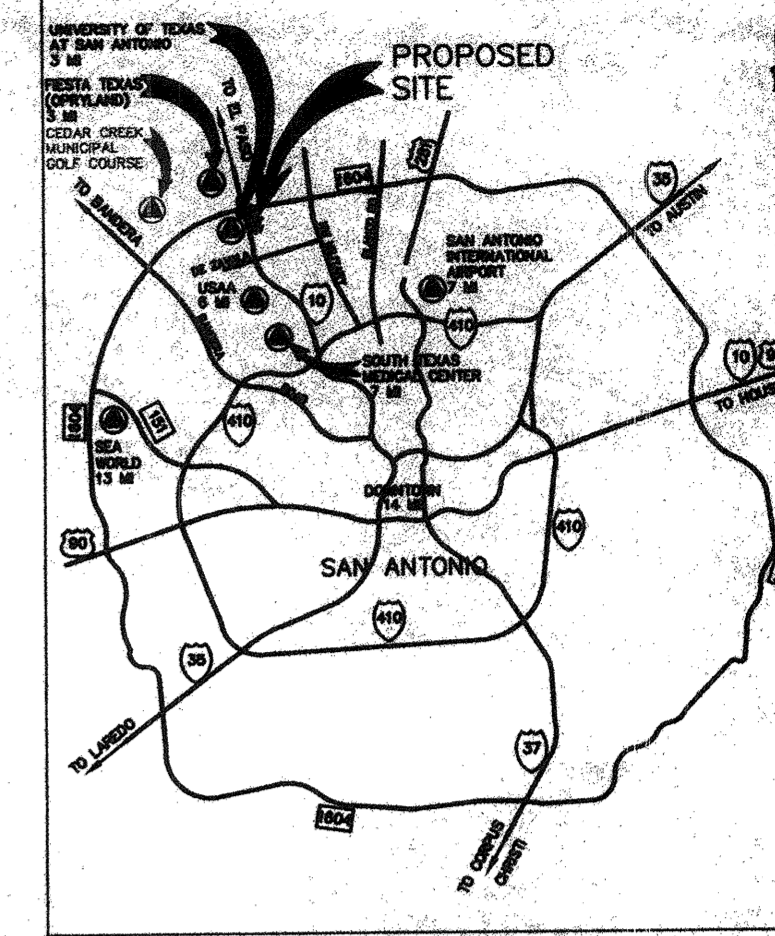
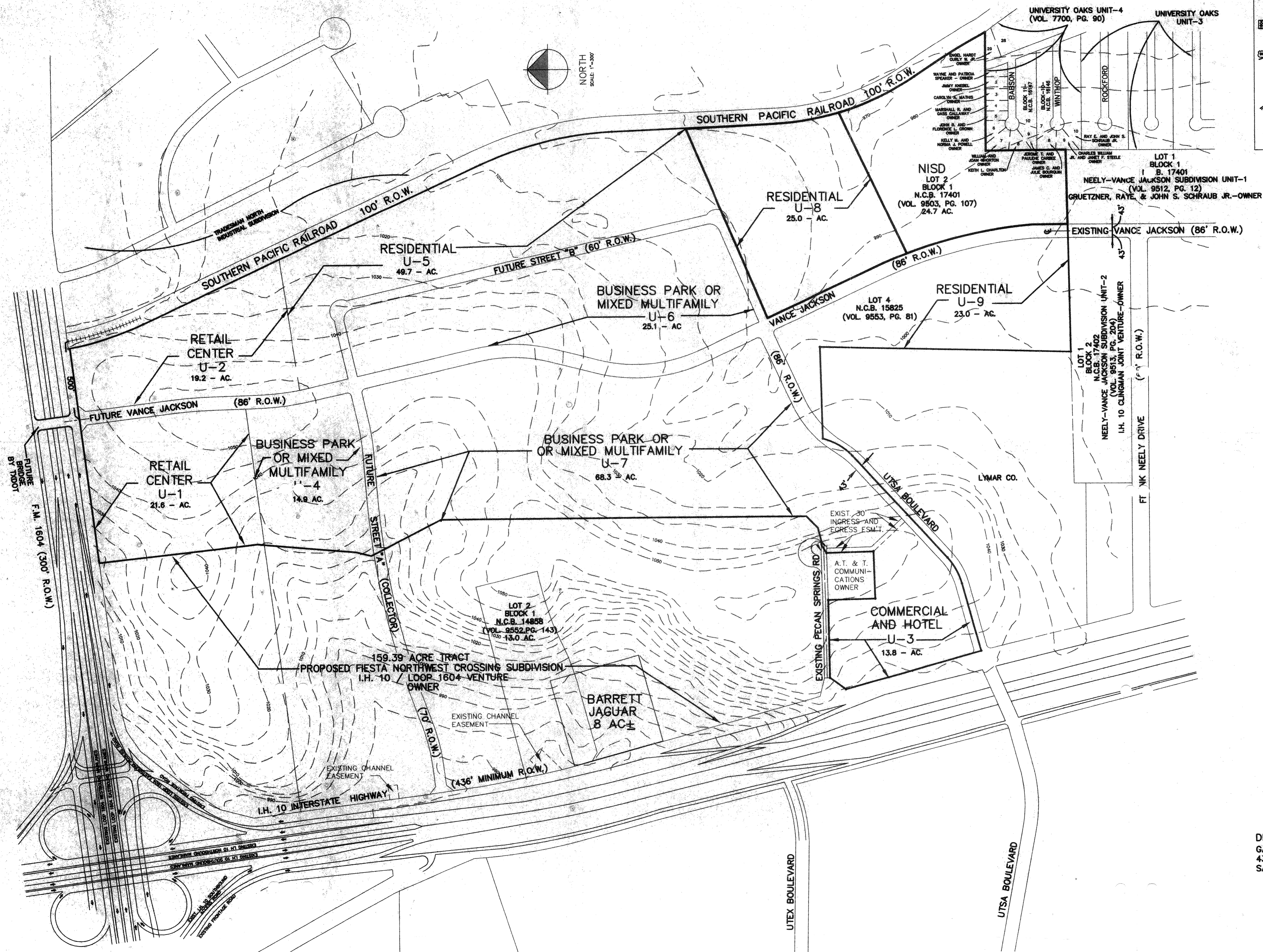
STATE OF TEXAS
COUNTY OF BEXAR

I, Cecily Pickhoff, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE 8th DAY OF February, A.D. 2002, AT 10:54 AM, AND DULY RECORDED THE DAY OF February, A.D. 2002, AT 3:37 PM, IN THE RECORDS OF Deeds & Plats, OF SAID COUNTY, IN BOOK VOLUME 4563, ON PAGE 81.

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 8th DAY OF February, A.D. 2002

Cecily Pickhoff
COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: [Signature], DEPUTY



LOCATION MAP
N.T.S.

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
02 MAY -8 AM 11: 28

PLAN HAS BEEN ACCEPTED BY
COSA *[Signature]*
5-9-02 (date)
If no plate are filed, plan will expire
On 11-8-03
1st plat filed on

DEVELOPER:
GALLERIA VENTURES
4323 SPECTRUM ONE
SAN ANTONIO, TEXAS 78230

REVISIONS			
NO.	DATE	DESCRIPTION	FILE NO.
1	1/23/97	REMOVE PORTION OF PECAN SPRINGS/OUT CLAM	FILE NO.
2	03/04/02	UPDATE FOR STREET "A" ALIGNMENT CHANGE	FILE NO.
3	05/01/02	CHANGED STREET "A" CLASSIFICATION MODIFIED STREET "B" ALIGNMENT	FILE NO.

DRAWN BY	NG/W
CHECKED BY	
APPROVED BY	

PREPARED FOR:	VICKREY & ASSOCIATES, INC. CONSULTING ENGINEERS
PROJECT:	GALLERIA VENTURES
PROJECT NO.	306.24 ACRE TRACT
PROJECT ADDRESS:	UMBELL OAKS SUBDIVISION SAN ANTONIO, TEXAS
PROJECT PHONE:	7334 Blanco Road Suite 109 San Antonio, Texas 78216 Telephone: (210)349-3271

DATE:	DEC. 5, 1994
SCALE:	Vertical 1"=1/4" A Horizontal 1"=1/2"=300'
SHEET	OF
1	1
PROJ NO.	0547-066

VRP # 02-06-121

RECEIVED
MAY 14 2002



City of San Antonio
New
Vested Rights Permit
APPLICATION

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING

02 JUN 14 PM 2:38

Permit File: # VRP#02-06-121

Assigned by city staff

Date: 6-14-02

1. All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.
2. Please complete subject of application and attach 2 sets of all applicable documents (i.e. this application, Master Development Plan (Formally POADP), P.U.D. plan, plat application, approved plat, building permit).

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

1. Owner/ Agent Galleria Ventures, Ltd
2. Address: 4323 Spectrum One, San Antonio, TX
3. Zip: 78230 Telephone # 210-696-5400
4. Site location or address North of Vance Jackson, East of IH10, South of Loop 1604
5. Council District 8 ETJ NA Over Edward's Aquifer Recharge ☐ yes ☐ no
PORTION

• **MASTER DEVELOPMENT PLAN (MDP) (Formally POADP)***

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: Umbell Oaks # 463-B
Umbell Oaks (Amendment) # 463-C
Date accepted: 2-24-97 Expiration Date: 4-26-98 MDP Size: 306.24 acres
5-9-02 11-8-03

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

August 17, 2001

• Approved Plat

Plat Name: _____ Plat # _____ Acreage: _____ Approval
Date: _____ Plat recording Date: _____ Expiration Date: _____ Vol./Pg. _____

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• Others

Type of Permit: Development Rights Date issued: 1-23-97 Expiration Date: 9-25-07
Permit No. 335

Acreage: 306.24

(Note: Two maps of the area must be provided)

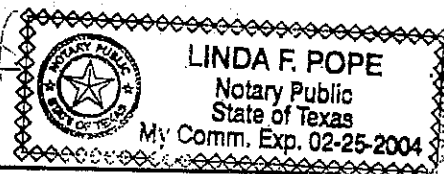
NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents are true and correct and that it is my belief the property owner is entitled to Vested Rights on the listed location.

Print name: Arnell Saeys Signature: [Signature] Date: 6/13/02

Sworn to and subscribed before me by on this 13th day of June 2002 to certify which witness by hand and seal of office.

Notary Public, State of Texas, My Commission expires Feb 25, 2004



City of San Antonio use

☒ Approved as of 1-23-97 ☐ Disapproved

Review By: [Signature] Date: June 19 2002
Assistant City Attorney

August 17, 2001

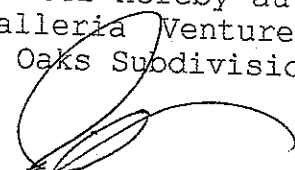
March 7, 2002

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING

02 JUN 14 PM 2:38

City of San Antonio
Development Services Department
114 W. Commerce
San Antonio, TX 78283

This letter hereby authorizes Alan Sachs to act as signing agent
for Galleria Ventures, Ltd. for all documents pertaining to
Umbell Oaks Subdivision (400+ acres)


AMIN GUINDI DAYAN
Executive Vice President

THE STATE OF TEXAS

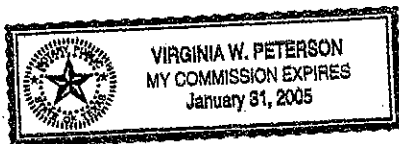
*


COUNTY OF BEXAR

*

*

This instrument was acknowledged before me on the 7TH DAY OF
March, 2002, by Amin Guindi Dayan.




NOTARY PUBLIC, STATE OF TEXAS

Umbell Oaks Plats

[illegible]

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
02 JUN 14 PM 2:38



RECEIVED
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CITY OF SAN ANTONIO

May 9, 2002

Mr. Robert Schroeder, P.E.

Vickrey & Associates, Inc.
7334 Blanco Road, Suite 109
San Antonio, TX 78216-4978

Re: Umbell Oaks (Amendment)

POADP #463-C

Dear Mr. Schroeder:

The City Staff Development Review Committee has reviewed Umbell Oaks Subdivision Master Development Plan M.D.P. (formerly POADP) Preliminary Overall Area Development Plan # 463-C. Please find enclosed a signed copy for your files. Your plan was accepted however please note the following:

- In consideration of public safety and convenience, excessive grades by reason of topography should be avoided in street layouts and arrangements.
- Any access and R.O.W. issues along state facilities will need to be resolved with the Texas Department of Transportation (TXDOT). For information about these requirements you can contact TXDOT at 615-5814.
- Public Works, Storm Water Engineering Section has indicated the following and will be required prior to final plat approval:
 - 1) A complete Storm Water Management Plan at the time of platting will be required as per the Unified Development Code (UDC).
 - a) Will the low water crossing downstream at Utex Blvd. be put into the "unsafe" side of the chart in the UDC as a result of the additional runoff from this development? If "Yes" detention will be required.
 - b) The existing TxDot Structures will have to be analyzed for capacity.

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
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GALLERIA VENTURES, LTD.
1126 WEST CRAIG
SAN ANTONIO, TX 78201

1014

Date June 10, 02 35-2/1130 TX 1826

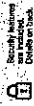
Pay to the
order of

City of San Antonio

\$ 160.00

One hundred and sixty 00/100

Dollars



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For John

[Signature]

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MP